

115.0

0002

0031.0

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

APPRAISED:

Total Card / Total Parcel

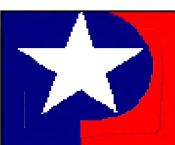
769,800 / 769,800

USE VALUE:

769,800 / 769,800

ASSESSED:

769,800 / 769,800

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
87		BRAND ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: SCOPETSKI KAREN J & STEPHEN

Owner 2:

Owner 3:

Street 1: 87 BRAND STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry	Own Occ: Y
Postal: 02474	Type:	

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .14 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1988, having primarily Vinyl Exterior and 1568 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6083		Sq. Ft.	Site		0	70.	0.94	5			Topo	-5					400,656						400,700	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items		Land Value	Total Value	Legal Description			User Acct
101		6083.000	369,100			400,700	769,800				73912
Total Card		0.140	369,100			400,700	769,800	Entered Lot Size			GIS Ref
Total Parcel		0.140	369,100			400,700	769,800	Total Land:			GIS Ref
Source:	Market Adj Cost			Total Value per SQ unit /Card:		490.94	/Parcel: 490.94	Land Unit Type:			Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	369,100	0	6,083.	400,700	769,800		Year end	12/23/2021
2021	101	FV	358,600	0	6,083.	400,700	759,300		Year End Roll	12/10/2020
2020	101	FV	358,600	0	6,083.	400,700	759,300	759,300	Year End Roll	12/18/2019
2019	101	FV	278,600	0	6,083.	406,400	685,000	685,000	Year End Roll	1/3/2019
2018	101	FV	278,600	0	6,083.	303,400	582,000	582,000	Year End Roll	12/20/2017
2017	101	FV	278,600	0	6,083.	274,700	553,300	553,300	Year End Roll	1/3/2017
2016	101	FV	278,600	0	6,083.	263,300	541,900	541,900	Year End	1/4/2016
2015	101	FV	276,100	0	6,083.	223,200	499,300	499,300	Year End Roll	12/11/2014

Parcel ID 115.0-0002-0031.0

!8948!

PRINT

Date 12/30/21 Time 08:12:21

LAST REV

Date 10/03/19 Time 16:45:36

mmcmakin

8948

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SHASTRI CHANDRA	28700-153		6/12/1998		271,000	No	No	Y	

TAX DISTRICT**PAT ACCT.****BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/19/2011	1857	Re-Roof	7,089	C				
10/20/2010	2159	New Wind	9,795					

ACTIVITY INFORMATION

Date	Result	By	Name
9/7/2018	MEAS&NOTICE	CC	Chris C
1/12/2009	Measured	336	PATRIOT
2/8/2000	Measured	264	PATRIOT
8/31/1993		AS	

Sign:

VERIFICATION OF VISIT NOT DATA

/ / /

EXTERIOR INFORMATION

Type:	6 - Colonial	
Sty Ht:	2 - 2 Story	
(Liv) Units:	1	Total: 1
Foundation:	3 - BrickorStone	
Frame:	1 - Wood	
Prime Wall:	4 - Vinyl	
Sec Wall:		%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	WHITE	
View / Desir:		

GENERAL INFORMATION

Grade:	C - Average
Year Blt:	1988
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	G12
Fact:	.
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal	1 - Drywall
Sec Int Wall:	
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	1 - Oil
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wal	% Sprinkled

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
PARCEL ID 115.0-0002-0031.0									

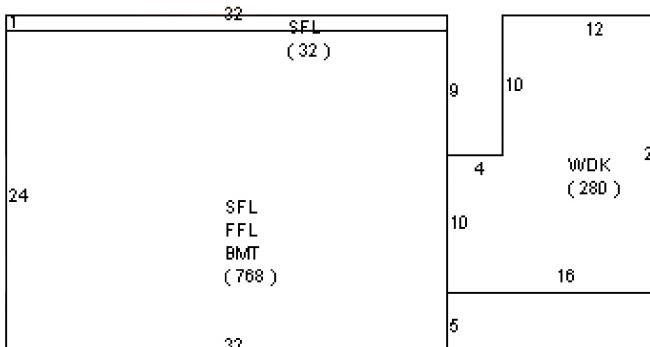
SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value

More: N

Total Yard Items:

Total Special Features:

SKETCH

Sum Area By Label :
 SFL = 800
 FFL = 768
 BMT = 768
 WDK = 280

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
SFL	Second Floor	800	171.540	137,229
BMT	Basement	768	51.460	39,522
FFL	First Floor	768	171.540	131,740
WDK	Deck	280	9.570	2,680

Net Sketched Area:	2,616	Total:	311,171
Size Ad	1568	Gross Area	2616

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc